

200 OAK HILLS  
SNOOK, TX 77878

20090159911141

# NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust

Date: July 13, 2000

Grantor(s):

ERIC K. DRAKE  
URICA DRAKE

Original Mortgagee:

INDYMAC BANK, F.S.B.

Current Mortgagee:

THE BANK OF NEW YORK MELLON F/K/A BANK OF NEW YORK, AS TRUSTEE OF THE HOME EQUITY  
MORTGAGE LOAN ASSET-BACKED TRUST, SERIES SPMD 2000-B UNDER THE POOLING AND  
SERVICING AGREEMENT DATED JULY 1, 2000  
101 BARCLAY STREET  
NEW YORK, NY 10286

Mortgage Servicer:

ONEWEST BANK, FSB

Recorded in: CLERK'S FILE NO. 0002929

Property County: BURLISON

Legal Description:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES.

Date of Sale: Tuesday, July 6, 2010

Earliest Time Sale will Begin: 1:00PM

Place of Sale of Property:

THE SOUTH STEPS OF THE BURLISON COUNTY COURTHOUSE IN CALDWELL TEXAS OR AS DESIGNATED BY  
THE COUNTY COMMISSIONERS.

The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will  
begin at the earliest time stated above or within three (3) hours after that time.


ONEWEST BANK, FSB is acting as the Mortgage Servicer for THE BANK OF NEW YORK MELLON F/K/A BANK OF NEW YORK,  
AS TRUSTEE OF THE HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST, SERIES SPMD 2000-B UNDER THE  
POOLING AND SERVICING AGREEMENT DATED JULY 1, 2000, who is the Mortgagee of the Note and Deed of Trust associated  
with the above referenced loan. ONEWEST BANK, FSB, as Mortgage Servicer, is representing the Mortgagee, whose address is:

THE BANK OF NEW YORK MELLON F/K/A BANK OF NEW YORK, AS TRUSTEE OF THE HOME EQUITY  
MORTGAGE LOAN ASSET-BACKED TRUST, SERIES SPMD 2000-B UNDER THE POOLING AND SERVICING  
AGREEMENT DATED JULY 1, 2000  
c/o ONEWEST BANK, FSB

888 E. WALNUT STREET  
PASADENA, CA 91101

The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the  
Servicing Agreement and Texas Property Code §51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any  
resulting foreclosure of the property securing the above referenced loan.

Dated this June 15, 2010.

  
JOHN W. LATHAM, TOBEY LATHAM OR JOHN W. LATHAM

Substitute Trustee

c/o BARRETT DAFIN FRAPIER TURNER & ENGEL, LLP

15000 Surveyor Boulevard, Suite 100

Addis, TX 75001

It is hereby certified that this instrument  
was filed on the date and time  
as stamped hereon by me and duly  
recorded in the volume and page of  
the index named in the records of:  
Burlison County  
is stamped hereon by me.  
Jun 15, 2010

Amount  
2.00  
By: Katie Bradshaw  
Receipt Number - 68465

Filed for Record in:  
Burlison County  
On: Jun 15, 2010 at 10:17A  
As an Online Real Estate Notice

Honorable Anna L. Schielack  
County Clerk



NOS20090159911141

**EXHIBIT "A"**

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BURLISON COUNTY, TEXAS, OUT OF AND A PART OF THE SILAS H. WALKER SURVEY, ABSTRACT NO. 253 AND FURTHER BEING OUT OF A 120.00 ACRE TRACT DESCRIBED IN A DEED TO CURTIS A. BAKER RECORDED IN VOLUME 446, PAGE 312 AND OUT OF A 100.615 ACRE TRACT DESCRIBED IN A DEED TO KENNETH A. BAKER RECORDED IN VOLUME 458, PAGE 663 BOTH OF THE DEED RECORDS OF BURLISON COUNTY, TEXAS, SAID TRACT OR PARCEL OF LAND HEREIN DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER OF A 50' ROAD ACCESS EASEMENT FOR THE EAST CORNER OF THE HEREIN DESCRIBED TRACT, FROM WHICH A SET 1/2" STEEL ROD FOR REFERENCE BEARS S 46 DEGREES 16' 12" W 22.38 FEET, SAID CORNER BEING N 44 DEGREES 09' 30" W. 828.99 FEET AND N 46 DEGREES 16' 12" E. 198.42 FEET FROM A FOUND 1/2" STEEL ROD AT THE COMMON CORNER OF THE ABOVE MENTIONED 120.00 AND 100.615 ACRE TRACTS IN THE SOUTH LINE OF THE SILAS H. WALKER SURVEY;

THENCE S 46 DEGREES 16' 12" W. AT 198.42 FEET PASS THE COMMON LINE BETWEEN THE ABOVE MENTIONED 120.00 AND 100.615 ACRE TRACTS AT A TOTAL DISTANCE OF 1276.52 FEET TO A SET 1/2" STEEL ROD IN THE CENTER OF BRIDGE CREEK FOR THE SOUTH CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE ALONG THE CENTER OF BRIDGE CREEK AS FOLLOWS:

1. N 55 DEGREES 27' 51" W 135.80 FEET;
2. N 27 DEGREES 13' 49" W 66.10 FEET;
3. N 08 DEGREES 47' 24" E 38.40 FEET;
4. N 41 DEGREES 29' 38" E 54.04 FEET;
5. N 11 DEGREES 52' 37" E 51.75 FEET;
6. S 88 DEGREES 35' 18" E 32.66 FEET;
7. N 80 DEGREES 57' 26" E 115.50 FEET;
8. N 36 DEGREES 34' 38" E 48.03 FEET;
9. N 40 DEGREES 54' 03" W 49.95 FEET;
10. N 05 DEGREES 47' 42" E 94.78 FEET;
11. S 87 DEGREES 13' 39" E 48.27 FEET;
12. N 51 DEGREES 44' 05" E 17.57 FEET;
13. S 56 DEGREES 22' 39" E 69.23 FEET;
14. N 87 DEGREES 32' 09" E 84.45 FEET;
15. N 49 DEGREES 22' 52" E 77.21 FEET;
16. N 17 DEGREES 48' 59" W 44.63 FEET;
17. N 42 DEGREES 09' 15" W 61.68 FEET, AND
18. N 71 DEGREES 49' 10" W 86.22 FEET TO A POINT FOR THE WEST CORNER OF THE HEREIN DESCRIBED TRACT, FROM WHICH A SET 1/2" STEEL ROD FOR REFERENCE BEARS N 46 DEGREES 16' 12" E 60.00 FEET;

THENCE N 46 DEGREES 16' 12" E AT 60.00 FEET PASS THE ABOVE MENTIONED SET 1/2" STEEL ROD AND AT A TOTAL DISTANCE OF 698.49 FEET TO A POINT IN THE CENTER OF THE BEFORE MENTIONED 50' ROAD ACCESS EASEMENT FOR THE NORTH CORNER OF THE HEREIN DESCRIBED TRACT, FROM WHICH A SET 1/2" STEEL ROD FOR REFERENCE BEARS S 46 DEGREES 16' 12" W 28.97 FEET;

THENCE ALONG THE CENTER OF THE 50' ROAD ACCESS EASEMENT S 47 DEGREES 05' 59" E 191.78 FEET, AND S 55 DEGREES 04' 17" E 108.45 FEET TO THE PLACE OF BEGINNING AND CONTAINING 7.35 ACRES OF LAND, MORE OR LESS, OF WHICH 1.22 ACRES IS OUT OF THE KENNETH A. BAKER 100.615 ACRE TRACT AND 6.13 ACRES IS OUT OF THE CURTIS A. BAKER 120.00 ACRE TRACT.

